

Notices of Election and Demand Filed in Adams County

From July 30, 2026 Through August 04, 2026

Adams County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports.
You should conduct your own due diligence.

Foreclosure Number: A202682135

NED Date: 07/30/2026

Reception #: 2026000045207

Original Sale Date: 12/02/2026

Deed of Trust Date: 07/01/2022

Recording Date: 07/06/2022

Reception #: 2022000058707

Re-Recording Date

Re-Recorded #:

Legal: LOT 22, BLOCK 5, PLATTE RIVER RANCH FILING NO. 5, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 1113 Cardinal Ave, Brighton, CO 80601-4339

Original Note Amt: \$525,309.00

LoanType: FHA

Interest Rate: 7.5

Current Amount: \$366,675.50

As Of: 03/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Patrick M Gibson AND Audelia Star Armstrong

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
FINANCE OF AMERICA MORTGAGE LLC, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Patrick M Gibson AND Audelia Star Armstrong

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038152

Phone: (303)706-9990

Fax: (303)706-9994

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Foreclosure Number: A202682136

NED Date: 07/30/2026

Reception #: 2026000045219

Original Sale Date: 12/02/2026

Deed of Trust Date: 12/13/2024

Recording Date: 12/16/2024

Reception #: 2024000069807

Re-Recording Date

Re-Recorded #:

Legal: CONDOMINIUM UNIT A, BUILDING 22, OAKSHIRE CONDOMINIUMS, COUNTY OF ADAMS, STATE OF COLORADO, COVERING THE LAND IN THE STATE OF COLORADO, COUNTY OF ADAMS, DESCRIBED AS: CONDOMINIUM UNIT NO. A BUILDING NO. 22, OAKSHIRE CONDOMINIUMS IN ACCORDANCE WITH THE DECLARATION RECORDED ON NOVEMBER 3, 1981 IN BOOK 2598 AT PAGE 290, IN CONDOMINIUM MAP RECORDED ON NOVEMBER 3, 1981 AT RECEPTION NO. B350543, OF THE ADAMS COUNTY RECORDS, STATE OF COLORADO, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE THE FOLLOWING LIMITED COMMON ELEMENTS, PARK SPACE 466, STORAGE SPACE A-22, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 11942 Bellaire St Apartment A, Thornton, CO 80233

Original Note Amt: \$203,250.00

LoanType: FHA

Interest Rate: 6.75

Current Amount: \$200,361.63

As Of: 11/01/2025

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Ruiz, Samuel

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR GUARANTEED RATE, INC., ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Samuel Ruiz

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038303

Phone: (303)706-9990

Fax: (303)706-9994

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Foreclosure Number: A202682137

NED Date: 07/30/2026

Reception #: 2026000045218

Original Sale Date: 12/02/2026

Deed of Trust Date: 04/08/2022

Recording Date: 04/12/2022

Reception #: 2022000032696

Re-Recording Date

Re-Recorded #:

Legal: LOT 18, BLOCK 1, MIDTOWN AT CLEAR CREEK - FILING NO. 11, IN THE COUNTY OF ADAMS, STATE OF COLORADO.

APN #: 0182504412055

Address: 1568 W 67th Pl, Denver, CO 80221

Original Note Amt: \$492,986.00

LoanType: FHA

Interest Rate: 4.375

Current Amount: \$461,203.72

As Of: 02/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Miguel Ernesto Hernandez

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
NATIONS LENDING CORPORATION, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Miguel Ernesto Hernandez

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 25-034904

Phone: (303)706-9990

Fax: (303)706-9994

Foreclosure Number: A202682138

NED Date: 07/30/2026

Reception #: 2026000045209

Original Sale Date: 12/02/2026

Deed of Trust Date: 05/31/2024

Recording Date: 06/04/2024

Reception #: 2024000029787

Re-Recording Date

Re-Recorded #:

Legal: LOT 4, BLOCK 2, THE PRESERVE SUBDIVISION, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 348 Beldock Street, Brighton, CO 80601

Original Note Amt: \$554,766.00

LoanType: FHA

Interest Rate: 7.375

Current Amount: \$545,811.80

As Of: 03/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Henry Rivera, II

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC., ITS SUCCESSORS AND
ASSIGNS

Grantor (Borrower On Deed of Trust) Henry Rivera, II

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038200

Phone: (303)706-9990

Fax: (303)706-9994

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From July 30, 2026 Through August 04, 2026

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Foreclosure Number: A202682139

NED Date: 07/30/2026

Reception #: 2026000045211

Original Sale Date: 12/02/2026

Deed of Trust Date: 10/21/2021

Recording Date: 10/29/2021

Reception #: 2021000127911

Re-Recording Date

Re-Recorded #:

Legal: LOT 34, BLOCK 49, PERL-MACK MANOR EIGHTH FILING, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 7917 QUIVAS WAY, DENVER, CO 80221

Original Note Amt: \$175,000.00

LoanType: Unknown

Interest Rate: 5.6250

Current Amount: \$159,325.51

As Of:

Interest Type: Fixed

Current Lender (Beneficiary): TRUIST BANK

Current Owner: FELICIA NICOLE SWIFT AND JACOB ALAN SWIFT

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATIONS SYSTEMS, INC., AS NOMINEE FOR
ROUNDPOINT MORTGAGE SERVICING CORPORATION

Grantor (Borrower On Deed of Trust) VICTORIA S BROWN AND LOUIS R SWIFT

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010866986

Phone: (303)350-3711

Fax: (303)813-1107

Foreclosure Number: A202682140

NED Date: 07/30/2026

Reception #: 2026000045212

Original Sale Date: 12/02/2026

Deed of Trust Date: 01/11/2021

Recording Date: 01/21/2021

Reception #: 202100007037

Re-Recording Date

Re-Recorded #:

Legal: LOT 10, HUNTERS CHASE SUBDIVISION, COUNTY OF ADAMS, STATE OF COLORADO

Address: 2101 W 101ST CIR, THORTON, CO 80260-6385

Original Note Amt: \$374,585.00

LoanType: Unknown

Interest Rate: 2.250

Current Amount: \$329,049.96

As Of:

Interest Type: Fixed

Current Lender (Beneficiary): NEWREZ LLC

Current Owner: AMY LYNN CRUZ

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR
CALIBER HOME LOANS, INC.

Grantor (Borrower On Deed of Trust) AMY LYNN CRUZ

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010857217

Phone: (303)350-3711

Fax: (303)813-1107

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From July 30, 2026 Through August 04, 2026

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Foreclosure Number: A202682141

NED Date: 07/30/2026

Reception #: 2026000045215

Original Sale Date: 12/02/2026

Deed of Trust Date: 11/03/2025

Recording Date: 11/06/2025

Reception #: 2025000065604

Re-Recording Date

Re-Recorded #:

Legal: THE REAL PROPERTY, TOGETHER WITH IMPROVEMENTS, IF ANY, SITUATE, LYING AND BEING IN THE COUNTY OF ADAMS, STATE OF COLORADO, DESCRIBED AS FOLLOWS:
LOT 41, BLOCK 2, 1983 REVISED MONTICELLO 1971-A, COUNTY OF ADAMS, STATE OF COLORADO.
APN #: 0171920429041

Address: 9088 Fontaine St, Federal Heights, CO 80260

Original Note Amt: \$244,200.00

LoanType: FHA

Interest Rate: 5.99

Current Amount: \$243,956.44

As Of: 02/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): PLANET HOME LENDING, LLC

Current Owner: Dirks, Christopher, J

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
PLANET HOME LENDING, LLC, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Christopher J Dirks

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038239

Phone: (303)706-9990

Fax: (303)706-9994

Foreclosure Number: A202682142

NED Date: 07/30/2026

Reception #: 2026000045256

Original Sale Date: 12/02/2026

Deed of Trust Date: 11/05/2020

Recording Date: 11/12/2020

Reception #: 2020000117163

Re-Recording Date

Re-Recorded #:

Legal: LOT 5, BLOCK 8, GREEN VALLEY RANCH EAST SUBDIVISION FILING NO. 2, COUNTY OF ADAMS, STATE OF COLORADO.

PARCEL ID NUMBER: 0182124207003

Address: 4532 N Quemoy St, Aurora, CO 80019

Original Note Amt: \$366,438.00

LoanType: FHA

Interest Rate: 3.25

Current Amount: \$327,254.02

As Of: 01/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Brian Murillo

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND
ASSIGNS

Grantor (Borrower On Deed of Trust) Brian Murillo

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-037806

Phone: (303)706-9990

Fax: (303)706-9994

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Foreclosure Number: A202682143

NED Date: 07/30/2026

Reception #: 2026000045263

Original Sale Date: 12/02/2026

Deed of Trust Date: 05/19/2025

Recording Date: 05/21/2025

Reception #: 2025000029142

Re-Recording Date

Re-Recorded #:

Legal: LOT 9, BLOCK 2, STRASBURG EAST SUBDIVISION FIFTH FILING, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 2321 Ance Street, Strasburg, CO 80136

Original Note Amt: \$481,124.00

LoanType: FHA

Interest Rate: 6.625

Current Amount: \$477,661.79

As Of: 03/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Ignacio Chavez Rios

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR NEW AMERICAN FUNDING, LLC, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Ignacio Chavez Rios

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038165

Phone: (303)706-9990

Fax: (303)706-9994

Foreclosure Number: A202682144

NED Date: 08/04/2026

Reception #: 2026000046356

Original Sale Date: 12/02/2026

Deed of Trust Date: 06/28/2024

Recording Date: 07/02/2024

Reception #: 2024000035715

Re-Recording Date

Re-Recorded #:

Legal: Lot 2, Block 7, Bennett Crossing Filing No. 2, County of Adams, State of Colorado.

Address: 311 Maple St, Bennette, CO 80102

Original Note Amt: \$421,950.00

LoanType: Unknown

Interest Rate: 6.998

Current Amount: \$417,291.09

As Of:

Interest Type: Fixed

Current Lender (Beneficiary): Lakeview Loan Servicing, LLC

Current Owner: Chiane Garcia and Klay Reh

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as Beneficiary, as nominee for United Wholesale Mortgage, LLC, its successors and assigns

Grantor (Borrower On Deed of Trust) Chiane Garcia and Klay Reh

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Halliday, Watkins & Mann, P.C.

Attorney File Number: CO26624

Phone: (303)274-0155

Fax: (303)274-0159

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Foreclosure Number: A202682145

NED Date: 08/04/2026

Reception #: 2026000046351

Original Sale Date: 12/02/2026

Deed of Trust Date: 04/25/2022

Recording Date: 04/26/2022

Reception #: 2022000037351

Re-Recording Date

Re-Recorded #:

Legal: LOT 42, BLOCK 1, PARKRIDGE VILLAGES FILING NO. 2, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 13249 BELLAIRE CIR, THORNTON, CO 80241

Original Note Amt: \$635,000.00

LoanType: VA

Interest Rate: 4.625

Current Amount: \$594,872.17

As Of:

Interest Type: Fixed

Current Lender (Beneficiary): M&T BANK

Current Owner: ELIOTT HICKMAN AND AUBRIE HICKMAN

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR
DIAMOND RESIDENTIAL MORTGAGE CORPORATION

Grantor (Borrower On Deed of Trust) ELIOTT HICKMAN AND AUBRIE HICKMAN

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010880763

Phone: (303)350-3711

Fax: (303)813-1107

Foreclosure Number: A202682146

NED Date: 08/04/2026

Reception #: 2026000046355

Original Sale Date: 12/02/2026

Deed of Trust Date: 08/17/2022

Recording Date: 08/23/2022

Reception #: 2022000071293

Re-Recording Date

Re-Recorded #:

Legal: LOT 11, BLOCK 19, THE VILLAGE, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 12257 KITTREDGE ST, COMMERCE CITY, CO 80603

Original Note Amt: \$457,500.00

LoanType: Unknown

Interest Rate: 5.6250

Current Amount: \$436,623.82

As Of:

Interest Type: Fixed

Current Lender (Beneficiary): LAKEVIEW LOAN SERVICING, LLC

Current Owner: MARIE JONES AND DONALD H JONES AND JENNIFER MARIE LEE

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS
NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION

Grantor (Borrower On Deed of Trust) MARIE JONES AND DONALD H JONES AND JENNIFER MARIE LEE

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010880888

Phone: (303)350-3711

Fax: (303)813-1107

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Foreclosure Number: A202682147

NED Date: 08/04/2026

Reception #: 2026000046381

Original Sale Date: 12/02/2026

Deed of Trust Date: 07/28/2022

Recording Date: 07/29/2022

Reception #: 2022000064922

Re-Recording Date

Re-Recorded #:

Legal: LOT 8, BLOCK 2, PRAIRIE CENTER VILLAGE I SUBDIVISION FILING NO. 1, COUNTY OF ADAMS, STATE OF COLORADO, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 2017 UNDER RECEPTION NO. 2017000114002.

Address: 2877 SHIKRA PL, BRIGHTON, CO 80601

Original Note Amt: \$563,444.00

LoanType: Unknown

Interest Rate: 5.6250

Current Amount: \$493,765.46

As Of:

Interest Type: Fixed

Current Lender (Beneficiary): LAKEVIEW LOAN SERVICING, LLC

Current Owner: SARAH AUSTIN RAY AND REBECCA ANN RAY

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR
FAIRWAY INDEPENDENT MORTGAGE CORPORATION

Grantor (Borrower On Deed of Trust) SARAH AUSTIN RAY AND REBECCA ANN RAY

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Barrett, Frappier & Weisserman, LLP

Attorney File Number: 00000010824993

Phone: (303)350-3711

Fax: (303)813-1107

Foreclosure Number: A202682148

NED Date: 08/04/2026

Reception #: 2026000046430

Original Sale Date: 12/02/2026

Deed of Trust Date: 05/16/2024

Recording Date: 05/21/2024

Reception #: 2024000027093

Re-Recording Date

Re-Recorded #:

Legal: LOT 6, BLOCK 4, VILLAS AT ASPEN RESERVE SUBDIVISION FILING NO. 1 - 1ST AMENDMENT, CITY OF THORNTON, COUNTY OF ADAMS, STATE OF COLORADO

Address: 12205 ONEIDA ST, Thornton, CO 80602

Original Note Amt: \$66,000.00

LoanType: Conventional

Interest Rate: 8.64

Current Amount: \$66,000.00

As Of: 12/15/2025

Interest Type: Fixed

Current Lender (Beneficiary): CANVAS CREDIT UNION

Current Owner: ZACHARY CRIDLEBAUGH AND DANYEL CRIDLEBAUGH

Grantee (Lender On Deed of Trust): CANVAS CREDIT UNION

Grantor (Borrower On Deed of Trust) ZACHARY CRIDLEBAUGH AND DANYEL CRIDLEBAUGH

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-037699

Phone: (303)706-9990

Fax: (303)706-9994

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Foreclosure Number: A202682149

NED Date: 08/04/2026

Reception #: 2026000046431

Original Sale Date: 12/02/2026

Deed of Trust Date: 09/15/2022

Recording Date: 09/15/2022

Reception #: 2022000077576

Re-Recording Date

Re-Recorded #:

Legal: LOT 116, NORTH PARK SUBDIVISION FILING NO. 13, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 10168 Green Ct Unit B, Westminster, CO 80031

Original Note Amt: \$481,124.00

Loan Type: FHA

Interest Rate: 7

Current Amount: \$346,780.21

As Of: 02/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Elda Guillet

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC., ITS SUCCESSORS AND
ASSIGNS

Grantor (Borrower On Deed of Trust) Elda Guillet

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038254

Phone: (303)706-9990

Fax: (303)706-9994

Foreclosure Number: A202682150

NED Date: 08/04/2026

Reception #: 2026000046432

Original Sale Date: 12/02/2026

Deed of Trust Date: 10/14/2003

Recording Date: 10/24/2003

Reception #: C1228264

Re-Recording Date

Re-Recorded #:

Legal: LOT 11, BLOCK 3, SHERRELWOOD ESTATES FILING NO. 4, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 7716 Sherman Place, Denver, CO 80221

Original Note Amt: \$150,800.00

Loan Type: FNMA

Interest Rate: 5.875

Current Amount: \$68,145.98

As Of: 08/01/2025

Interest Type: Fixed

Current Lender (Beneficiary): Rocket Mortgage, LLC

Current Owner: Yolanda M. Mejia

Grantee (Lender On Deed of Trust): Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Clarion
Mortgage Capital, Inc.

Grantor (Borrower On Deed of Trust) Alonso Mejia and Yolanda M. Mejia

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Randall S. Miller & Associates, P.C.

Attorney File Number: 26CO00012-1

Phone: (720)259-6710

Fax: (720)379-1375

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From July 30, 2026 Through August 04, 2026

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You should conduct your own due diligence.

Foreclosure Number: A202682151

NED Date: 08/04/2026

Reception #: 2026000046438

Original Sale Date: 12/02/2026

Deed of Trust Date: 06/21/2022

Recording Date: 06/23/2022

Reception #: 2022000055114

Re-Recording Date

Re-Recorded #:

Legal: LOT 14, BLOCK 1, PARKRIDGE VILLAGES SUBDIVISION FILING NO. 3, 2ND AMENDMENT, COUNTY OF ADAMS,
STATE OF COLORADO.

Address: 13365 Cherry Ct, Thornton, CO 80241

Original Note Amt: \$535,128.00

LoanType: FHA

Interest Rate: 5.375

Current Amount: \$506,763.12

As Of: 03/01/2026

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Lindsey Yang AND Meng Chang

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR NFM,
INC. DBA NFM LENDING, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Lindsey Yang AND Meng Chang

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038205

Phone: (303)706-9990

Fax: (303)706-9994

Foreclosure Number: A202682152

NED Date: 08/04/2026

Reception #: 2026000046441

Original Sale Date: 12/02/2026

Deed of Trust Date: 08/10/2024

Recording Date: 08/20/2024

Reception #: 2024000045331

Re-Recording Date

Re-Recorded #:

Legal: THE LAND REFERRED TO HEREIN IS SITUATE IN ADAMS COUNTY, STATE OF COLORADO AND IS
DESCRIBED AS FOLLOWS:
LOT 1, BLOCK 3, AURORA CASCADES SUBDIVISION, FILING NO. 2, COUNTY OF ADAMS, STATE OF COLORADO.

A.P.N. : 0182134204001

Address: 18851 East 22nd Drive, Aurora, CO 80011

Original Note Amt: \$315,425.00

LoanType: FHA

Interest Rate: 7.25

Current Amount: \$313,926.18

As Of: 04/01/2025

Interest Type: Fixed

Current Lender (Beneficiary): MORTGAGE SOLUTIONS OF COLORADO, LLC D/B/A MORTGAGE SOLUTIONS
FINANCIAL

Current Owner: SHERYL A DOUGLAS AND LATASHIA A DOUGLAS

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
AMERICAN FINANCING CORPORATION, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) SHERYL A DOUGLAS AND LATASHIA A DOUGLAS

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-037719

Phone: (303)706-9990

Fax: (303)706-9994

Notices of Election and Demand Filed in Adams County

From July 30, 2026 Through August 04, 2026

Adams County Public Trustee makes no representation or warranties about the accuracy or adequacy of these reports.
You should conduct your own due diligence.

Foreclosure Number: A202682153

NED Date: 08/04/2026

Reception #: 2026000046435

Original Sale Date: 12/02/2026

Deed of Trust Date: 01/26/2024

Recording Date: 01/29/2024

Reception #: 2024000004609

Re-Recording Date

Re-Recorded #:

Legal: SEE ATTACHED LEGAL DESCRIPTION.

Address: 8701 HURON STREET, UNIT 1-210, Thornton, CO 80260

Original Note Amt: \$198,158.00

LoanType: FHA

Interest Rate: 6.75

Current Amount: \$194,935.67

As Of: 09/01/2025

Interest Type: Fixed

Current Lender (Beneficiary): MIDFIRST BANK

Current Owner: ADRIANNA ELLIOTT

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND
ASSIGNS

Grantor (Borrower On Deed of Trust) ADRIANNA ELLIOTT

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-037829

Phone: (303)706-9990

Fax: (303)706-9994

Foreclosure Number: A202682154

NED Date: 08/04/2026

Reception #: 2026000046434

Original Sale Date: 12/02/2026

Deed of Trust Date: 07/15/2019

Recording Date: 07/19/2019

Reception #: 2019000056894

Re-Recording Date

Re-Recorded #:

Legal: LOT 2, BLOCK 2, VILLAGES NORTH SUBDIVISION FILING NO. 3, COUNTY OF ADAMS, STATE OF COLORADO.

Address: 9340 Welby Road Terrace, Thornton, CO 80229

Original Note Amt: \$267,073.00

LoanType: FHA

Interest Rate: 3

Current Amount: \$237,781.18

As Of: 05/01/2025

Interest Type: Fixed

Current Lender (Beneficiary): COLORADO HOUSING AND FINANCE AUTHORITY

Current Owner: Jeremy Johnson and Suzette Johnson

Grantee (Lender On Deed of Trust): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR
GUILD MORTGAGE COMPANY, ITS SUCCESSORS AND ASSIGNS

Grantor (Borrower On Deed of Trust) Jeremy Johnson

Publication: Northglenn-Thornton Sentinel

First Publication Date: 10/08/2026

Last Publication Date: 11/05/2026

Attorney for Beneficiary: Janeway Law Firm PC

Attorney File Number: 26-038299

Phone: (303)706-9990

Fax: (303)706-9994

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